

FILE NO: 03060121
REALTY TITLE
1306 Goodman Road, Suite 110
Southaven, MS 38671

BK 0446 PG 0254

Prepared By And Return To:
Realty Title
1306 Goodman Road Ste. 110
Southaven, MS 38671
(662) 536-1770

WARRANTY
DEED

03060121

Terry A. Severino Crossman

GRANTOR

Gregory Ellis

GRANTEE

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable considerations, Terry A. Severino Crossman, F/N/A Terry A. Severino does hereby sell, convey and warrant unto Gregory Ellis, a single person the land lying and being situated in DeSoto County, Mississippi, more particularly described as follows, to-wit:

Lot 2043, Section J, First Revision, Greenbrook Subdivision, situated in Section 30, Township 1 South, Range 7 West, as shown on plat of record in Plat Book 15, Page 16, in the Chancery Clerk's Office of DeSoto County, Mississippi.

Charles Richard Crossman, husband of the Grantor joins in the execution of this instrument for the sole purpose of conveying any and all homestead rights he may have or hereafter acquire in said property.

The warranty in this deed is subject to rights of way and easements for public roads and public utilities, subdivision and zoning regulations in effect in DeSoto County, Mississippi, and further subject to all applicable building restrictions and the restrictive covenants of record.

IT IS AGREED and understood that the taxes for the current year have been prorated as of this date on an estimated basis, and when said taxes are actually determined, if the proration as of this date is incorrect, then the parties hereto agree to pay on the basis of an actual proration.

WITNESS our signature this 3rd day of June, 2003.

Terry A. Severino Crossman
Terry A. Severino Crossman

Charles Richard Crossman
Charles Richard Crossman

STATE MS.-DE SOTO CO.
FILED

JUN 16 2 06 PM '03

BK 446 PG 254
W.F. DAVIS CH. CLK.

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority in and for said County and State, the within named Terry A. Severino Crossman and husband Charles Richard Crossman, who acknowledged that they signed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned as their free and voluntary act and deed and for the purposes therein expressed.

GIVEN UNDER MY HAND AND OFFICIAL seal of office this the 3rd day of June, 2003.

Peggy W. Pettigrew
Notary Public

Grantors' Address: 7410 Roundtable Dr
Southaven, MS 38671
H-662-536-4605
W-901-332-5191

Grantees' Address: 7330 Bridgewater
Southaven, MS 38671
H-901-848-1480
W-662-895-1027

